

**CITY OF ROUND ROCK, TEXAS
PLANNING AND ZONING COMMISSION
WEDNESDAY, JULY 12, 2006, AT 7:00 P.M.
CITY COUNCIL CHAMBERS
221 EAST MAIN STREET**

MEMBERS

AL KOSIK, CHAIRMAN	
PETER DRAPES, VICE CHAIRMAN	SANDY ARNOLD
DALE AUSTIN	JOHN LATCHFORD
MICHAEL MORALES	DAVID PAVLISKA
LARRY QUICK	RAY THIBODAUX

AGENDA

- 1. CALL TO ORDER**
- 2. ROLL CALL**
- 3. APPROVAL OF THE JUNE 7, 2006 REGULAR MEETING MINUTES**
- 4. CONSENT AGENDA:**
 - 4.A. Consider the Revised Preliminary Plat of Paloma Lake Sections 10-12, application no. 2006-007-PP.
 - 4.B. Consider the Preliminary Plat of Preserve at Dyer Creek, application no. 2006-010-PP.
 - 4.C. Consider the Preliminary Plat of East Chandler Retail Center Revised Preliminary, application no. 2006-011-PP.
 - 4.D. Consider the Final Plat of 620 Medical Center, application no. 2006-019-FP.
 - 4.E. Consider the Final Plat of Stepping Stone School XV, application no. 2006-030-FP.
 - 4.F. Consider the Final Plat of Old Settler's Center, application no. 2006-032-FP.
- 5. ADDITIONAL PLATS:**
 - 5.A. Consider the Final Plat of Preserve at Dyer Creek, application no. 2006-033-FP.
 - 5.B. Consider the Preliminary Plat of Carlin Subdivision, application no. 2006-009-PP.
- 6. TABLED ITEMS NOT REQUIRING PUBLIC HEARING:**
 - 6.A. Consider the Final Plat of CR122 at Paloma Lake, application no. 2006-014-FP.
The applicant has requested this item be tabled until the August 16, 2006, meeting.
 - 6.B. Consider the Final Plat of Paloma Lake Section 17A, application no. 2006-015-FP.
The applicant has requested this item be tabled until the August 16, 2006, meeting.
 - 6.C. Consider the Final Plat of Paloma Lake Section 17B, application no. 2006-016-FP.
The applicant has requested this item be tabled until the August 16, 2006, meeting.
 - 6.D. Consider the Final Plat of Paloma Lake Section 18, application no. 2006-017-FP.
The applicant has requested this item be tabled until the August 16, 2006, meeting.

7. TABLED ITEMS REQUIRING PUBLIC HEARING:

- 7.A. Consider public testimony regarding the application filed by CARS-DB4, L.P., to replat 10.00 acres described as Round Rock Nissan Amended Plat, application no. 2006-029-FP.
The applicant has requested this item be tabled until the August 16, 2006, meeting.
- 7.B. ***Consider a recommendation to approve the replatting of Round Rock Nissan Amended Plat, application no. 2006-029-FP.***
The applicant has requested this item be tabled until the August 16, 2006, meeting.

8. ZONING AND PLATTING: PUBLIC HEARING/DISPOSITION

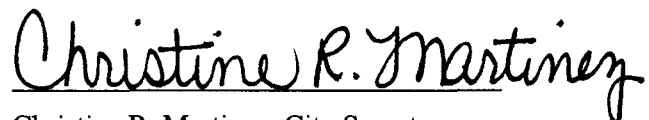
- 8.A. Consider public testimony regarding the application filed for the approval of Highland Hwy 79 Commercial Concept Plan, application no. 2006-004-CP.
- 8.B. ***Consider a recommendation to approve Highland Hwy 79 Commercial Concept Plan, application no. 2006-004-CP.***
- 8.C. Consider public testimony regarding the application filed for the approval of Bradford Plaza Concept Plan, application no. 2006-005-CP.
- 8.D. ***Consider a recommendation to approve Bradford Plaza Concept Plan, application no. 2006-005-CP.***
- 8.E. Consider public testimony regarding the application filed by City of Round Rock to zone 32.172 acres of land out of the Robert McNutt Survey, Williamson County, Texas, to AG (Agricultural), application no. 2006-013-Z.
- 8.F. ***Consider a recommendation to approve the zoning of 32.172 acres to AG (Agricultural), application no. 2006-013-Z.***
- 8.G. Consider public testimony regarding the application filed by Sproull/AmorRon Limited Partnership to rezone 3.109 acres of land known as Lot 4, Block 2, of the First Resubdivision of AmorRon Park, from LI (Light Industrial) to C-1a (General Commercial-Limited), application no. 2006-015-ZC.
- 8.H. ***Consider a recommendation to approve the zoning of 3.109 acres from LI (Light Industrial) to C-1a (General Commercial-Limited), application no. 2006-015-ZC.***
- 8.I. Consider public testimony regarding the application filed by Whitney Partnership to zone 5.95 acres of land out of the Willis Donoho Survey, Williamson County, Texas, to C-2 (Local Commercial), application no. 2006-014-Z.
- 8.J. ***Consider a recommendation to approve the zoning of 5.95 acres to C-2 (Local Commercial), application no. 2006-014-Z.***
- 8.K. Consider public testimony regarding the application filed by McNeil Retail Ltd. to amend the development standards related to the primary access drive of PUD 65 (Planned Unit Development), application no. 2006-017-ZC.
- 8.L. ***Consider a recommendation to approve an amendment to PUD 65, application no. 2006-017-ZC.***
- 8.M. Consider public testimony regarding the application filed by McNeil Retail, Ltd. to replat 42.5 acres described as Lot 2 of East Chandler Retail Center, application no. 2006-034-FP.
- 8.N. ***Consider a recommendation to approve the replatting of Lot 2 of East Chandler Retail Center, application no. 2006-034-FP.***

9. ADJOURN

The City of Round Rock Planning and Zoning Commission reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberation regarding Real Property), 551.073 (Deliberation regarding Prospective Gift), 551.074 (Personnel Matters), 551.076 (Deliberation regarding Security Devices), 551.0785 (Deliberations involving Medical or Psychiatric Records of Individuals), 551.084 (Investigation; Exclusion of Witness from Hearing), 551.087 (Deliberation regarding Economic Development Negotiations), and 551.088 (Deliberations regarding Test Item).

CERTIFICATION

I certify that the above notice of the Planning and Zoning Commission meeting was posted on the bulletin board at the City Hall of the City of Round Rock, Texas, on the 7th day of July 2006, at 3:30 P.M.



Christine R. Martinez, City Secretary

The City Council Chamber is wheelchair accessible. Requests for special accommodations must be made 48 hours prior to the meeting. Please contact 218-5401. Requests for information may be faxed to 218-7097.